

175.00

TOWN OF WEST SENECA

APPLICATION FOR REZONING - SPECIAL PERMIT

TO BE COMPLETED BY APPLICANT

DATE 10-24-14

FILE # 2014-14

PROJECT NAME Wagner's Body Works

PROJECT LOCATION (Include address and distance to nearest intersection)
3225 Seneca St. West Seneca 14224

APPLICANT Martin Wagner PH/FAX 940-9713

ADDRESS 34 Wedgewood Dr. Tonawanda N.Y 14150

PROPERTY OWNER Annette Hoerber PH/FAX 465-4280

ADDRESS 5107 Abbott Rd. O.P. New York 14127

ENGINEER/ ARCHITECT _____ PH/ FAX _____

ADDRESS _____

SBL # 134.18-1-3

PROJECT DESCRIPTION (Include all uses and any required construction)

Existing Vacant Repair wish to re occupy same use

SIZE OF LOT (acres) .35

ACREAGE TO BE REZONED _____

ADJACENT ROAD NAMES AND AMOUNT OF FRONTAGE ON EACH

EXISTING ZONING C-2 ~~Vehicle Repair~~ PROPOSED ZONING C-2-S

EXISTING USE(S) ON PROPERTY Vehicle Repair

PROPOSED USE(S) ON PROPERTY Vehicle Repair

EXISTING USE(S) AND ZONING ON ALL PROPERTY WITHIN 500 FEET

M-1 west C-2 North

PUBLIC SEWER YES NO _____

PUBLIC WATER YES NO _____

VARIANCES AND OTHER APPROVALS OR PERMITS REQUIRED

None

APPLICATIONS WILL NOT BE ACCEPTED WITHOUT COMPLETION OF ALL REQUIREMENTS LISTED HEREIN

TO BE COMPLETED BY THE TOWN OF WEST SENECA

DATE RECEIVED 10/24/2014 BY J. Felser

PLANNING BOARD MEETING DATE 11/13/2014

TOWN BOARD MEETING DATE _____

TOWN BOARD RESOLUTION DATE _____

PROPOSED LEGAL DESCRIPTION
3219 SENECA STREET
WEST SENECA, NEW YORK

ALL THAT TRACT OR PARCEL OF LAND SITUATED IN the Town of West Seneca, County of Erie and State of New York, being part of Lot 124 of the Ebenezer Tract of the Buffalo Creek Reservation, being part of Subdivision Lot 63 and all of Subdivision Lot 64 as shown on Map Cover 439 which is filed in the Erie County Clerk's Office, bounded and described as follows:

BEGINNING AT THE INTERSECTION of the southerly line of Seneca Street and the westerly line of Lot 24; thence easterly along the southerly line of Seneca Street 86.00 feet to the division line between Subdivision Lots 63 & 64, also being an angle point in the southerly line of Seneca Street; thence southeast along the southwest line of Seneca Street at an interior angle of $143^{\circ}06'17''$, 5.74 feet; thence southerly at an interior Angle of $124^{\circ}02'09''$ to the northerly line of Cazenovia Creek as shown on Map Cover 439; thence westerly along said northerly line of Cazenovia Creek as shown on Map Cover 439 to the westerly line of Lot 124; thence northerly along the westerly line of Lot 124, 102.60 feet to the point or place of beginning.

PROPOSED LEGAL DESCRIPTION
3225 SENECA STREET
WEST SENECA, NEW YORK

ALL THAT TRACT OF PRCEL OF LAND SITUTATED IN the Town of West Seneca, County of Erie and State of New York, being part of Lot 124 of the Ebenezer Tract of the Buffalo Creek Reservation, being part of Subdivision Lot 63 on Map Cover 439 which is filed in the Erie County Clerk's Office, bounded and described as follows:

COMMENCING AT A POINT on the southerly line of Seneca Street at the intersection of the southerly line of Seneca Street and the westerly line of Lot 124; thence easterly along the southerly line of Seneca Street 86.00 feet to the division line between Subdivision Lots 63 & 64 also being an angle point in the southerly line of Seneca Street; thence southeast along the southwest line of Seneca Street at an interior angle of $143^{\circ}06'17''$, 5.74 feet to the principal point or place of beginning; thence southerly at an interior angle of $55^{\circ}57'51''$, to the northerly line of Cazenovia Creek as shown on Map Cover 439; thence easterly along said northerly line of Cazenovia Creek as shown on Map Cover 439 to the easterly line of Subdivision Lot 63; thence northeast along the easterly line of Subdivision Lot 63, 25 feet to the southwest line of Seneca Street; thence northwest along the southwest line of Seneca Street, 209.86 feet to the point or place of beginning.

Appendix B

~~Short Environmental Assessment Form~~Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information			
Wagner's Body Works			
Name of Action or Project:			
3225 Seneca St. West Seneca 14224			
Project Location (describe, and attach a location map):			
Brief Description of Proposed Action: OPENING a Body Shop that my Dad and brother owned			
Name of Applicant or Sponsor:		Telephone:	
Martin Wagner		614-4713	
Address:		E-Mail:	
39 Wedgewood Dr.		Martywaggs@gmail.com	
City/PO:		State:	Zip Code:
Tonawanda		N.Y.	14150
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation?			NO
If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			YES
			<input checked="" type="checkbox"/>
			<input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other governmental Agency?			NO
If Yes, list agency(s) name and permit or approval:			YES
			<input type="checkbox"/>
			<input type="checkbox"/>
3.a. Total acreage of the site of the proposed action? <u>4</u> acres			
b. Total acreage to be physically disturbed? <u>0</u> acres			
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? <u>4</u> acres			
4. Check all land uses that occur on, adjoining and near the proposed action.			
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input checked="" type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify) _____			
<input type="checkbox"/> Parkland			

18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention ponds, waste lagoon, dam)? If Yes, explain purpose and size: _____	NO	YES
_____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____	NO	YES
_____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____	NO	YES
_____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor name: <u>Martin Wagner</u>	Date: <u>10-22-14</u>	
Signature: <u>[Signature]</u>		

Part 2 - Impact Assessment. The Lead Agency is responsible for the completion of Part 2. Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	<input type="checkbox"/>	<input type="checkbox"/>
2. Will the proposed action result in a change in the use or intensity of use of land?	<input type="checkbox"/>	<input type="checkbox"/>
3. Will the proposed action impair the character or quality of the existing community?	<input type="checkbox"/>	<input type="checkbox"/>
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	<input type="checkbox"/>	<input type="checkbox"/>
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	<input type="checkbox"/>	<input type="checkbox"/>
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	<input type="checkbox"/>	<input type="checkbox"/>
7. Will the proposed action impact existing: a. public / private water supplies?	<input type="checkbox"/>	<input type="checkbox"/>
b. public / private wastewater treatment utilities?	<input type="checkbox"/>	<input type="checkbox"/>
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	<input type="checkbox"/>	<input type="checkbox"/>
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	<input type="checkbox"/>	<input type="checkbox"/>

	No, or small impact may occur	Moderate to large impact may occur
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?	<input type="checkbox"/>	<input type="checkbox"/>
11. Will the proposed action create a hazard to environmental resources or human health?	<input type="checkbox"/>	<input type="checkbox"/>

Part 3 - Determination of significance. The Lead Agency is responsible for the completion of Part 3. For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

<input type="checkbox"/>	Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.
<input type="checkbox"/>	Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.
_____	_____
Name of Lead Agency	Date
_____	_____
Print or Type Name of Responsible Officer in Lead Agency	Title of Responsible Officer
_____	_____
Signature of Responsible Officer in Lead Agency	Signature of Preparer (if different from Responsible Officer)

PRINT